



बैंक ऑफ बड़ौदा Bank of Baroda



Branch – Gandhi Chowk Tal Godhra Dist Panchmahals

Sale Notice For Sale Of Immovable Properties

"APPENDIX- IV-A [See proviso to Rule 6 (2) & 8 (6)]

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6 (2) & 8 (6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower (s), Mortgagor (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis for recovery of dues in below mentioned account/s. The details of Borrower/s/Mortgagor/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below –

Sr / Lot No.	Name & address of Borrower/s / Guarantor/ Mortgagor s	Give short description of the immovable property with known encumbrances** (Mortgaged by - Kishorekumar Thakordas Rajai and Romaben Kishorekumar Rajai)	Total Dues.	Date of e-Auction Time of E-auction - Start Time to End Time	1. Reserve Price- Rs. 2. Earnest Money Deposit (EMD) – Rs. 3. Bid Increase Amount Rs.	Status of Possession (Constructive /Physical)	Property Inspection date & Time.
1	Name of the Borrower:- M/s.Rajai Motors. Kishorekumar Thakordas Rajai (Partner & Guarantor & Mortgagor) Rajai Nikhil Kishorekumar (Partner & Guarantor) Rajai Romaben Kishorekumar (Partner & Guarantor & Mortgagor)	Immovable commercial property situated at plot no.1 to 11 total admeasuring 1705.60 sqmtrs and plot no.12,13/P Northern part, 14,15,16,24,33,34,35,38,39 total admeasuring land 1516.67 sqmtrs of R.S. No. 233+234 paiki along with showroom (GPH no.974) which is situated at village-Vavdi Bujarg,Tal:Godhra,Panchmahal,Gujarat-389001 belonging to Mr.Kishore Thakordas Rajai and Romaben Kishorekumar Rajai. Descriptions of the property are as under:	Rs. 10,56,45,63 1.24+ unapplied interest +other charges less recovery if any	Date of e-Auction 16.03.2026 Time of E-auction - Start Time 2 PM to End Time 6 PM	1.Rs.12,20,11,650/- 2.Rs.1,22,01,165/- 3.Rs. 10,000/- EMD start date and time from 26.02.2026 to 16.03.2026 From 10.00 AM to 6.00 PM	Physical	From 26.02.2026 to 16.03.2026 from 10.00 AM TO 1.00 PM

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Part A:
All that part and parcel of the property consisting Immovable Property situated at plot no.1 to 11 total admeasuring 1705.60 sq.mtrs. which is situated at village- Vavdi Bujarg, Tal: Godhra, Panchmahal, Gujarat- 389001 belonging to Mr. Kishore Thakordas Rajai and Romaben Kishorekumar Rajai. Bounded as under:

Plot No.	East	West	North	South
1	6 Mtrs. Road	Land of Revenue Survey No. 235	Open Land	Land of plot no.2
2	6 Mtrs. Road	Land of Revenue Survey No. 235	Land of plot no.1	Land of plot no.3
3	6 Mtrs. Road	Land of Revenue Survey No. 235	Land of plot no.4	Land of plot no.6
4	6 Mtrs. Road	Land of Revenue Survey No. 235	Land of plot no.2	Land of plot no.4
5	6 Mtrs. Road	Land of Revenue Survey No. 235	Land of plot no.6	Land of plot no.8
6	6 Mtrs. Road	Land of Revenue Survey No. 235	Land of plot no.3	Land of plot no.6
7	6 Mtrs. Road	Land of Revenue Survey No. 235	Land of plot no.5	Land of plot no.7
8	6 Mtrs. Road	Land of Revenue Survey No. 235	Land of plot no.7	Land of plot no.8
9	6 Mtrs. Road	Land of Revenue Survey No. 235	Land of plot no.8	Land of plot no.9
10	6 Mtrs. Road	Land of Revenue Survey No. 235	Land of plot no.9	Land of plot no.10
11	6 Mtrs. Road	Land of Revenue Survey No. 235	Land of plot no.10	Land of plot no.12

Part B :
All that part and parcel of the property consisting Immovable Property situated at plot no.12,13/P Northern part, 14,15,16,24,33,34,35,38,39 total admeasuring land 1516.67 sqmtrs of R.S. No. 233+234 paiki along with showroom (GPH no.974) belonging to Mr. Kishore Thakordas Rajai and Romaben Kishorekumar Rajai. Bounded as under:

Plot No.	East	West	North	South
12	Road	Land of R S no.235	Plot No.11	Plot No.13
13/P	Road	Moon Light Cinema	Remaining land of Plot No.13	R.S. No. 235
14	Plot No.40	Road	Plot No.15	R.S. No. 235
15	Plot No.39	Road	Plot No.16	Plot No.14
16	Plot No.38	Road	Plot No.17	Plot No.15
24	Plot No.30	Road	Plot No.25	Plot No.23
33	Road	Plot No.21	Plot No.32	Plot No.34
34	Road	Plot No.20	Plot No.33	Plot No.35
35	Road	Plot No.19	Plot No.34	Plot No.36
38	Road	Plot No.16	Plot No.37	Plot No.39
39	Road	Plot No.15	Plot No.38	Plot No.40

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****Encumbrances:** The Sale Tax department Godhra has created charge over the said property in revenue record for their dues of Rs.60,93,40,263/-against Rajai Motors. However the Bank holds priority of charge as per section 26(E) of SARFAESI Act 2002. Hence the purchaser may not get burden of this sale tax dues after purchase of the property from the Bank under SARFAESI Act.

For detailed terms and conditions of sale, please refer/visit to the website link <https://www.bankofbaroda.in/e-auction.htm> and online auction portal <https://baanknet.com> Also, prospective bidders may contact the Authorised officer on Mobile No. 9687678914.

Date: 25.02.2026

Place :- Godhra

कृते, बैंक ऑफ बड़ौदा / FOR, BANK OF BARODA

मयंक मयूरेश / MAYANK MAYURESH
प्राधिकृत अधिकारी / Authorised Officer
Bank of Baroda

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